

Draft City Plan - Adelaide 2036 - Consultation Summary

Strategic Alignment - Our Places

Public

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City Planning, Development and Business Affairs Committee

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EXECUTIVE SUMMARY

The purpose of this report is to present the consultation summary on the draft City Plan, Adelaide 2036 (the draft City Plan) and outline the proposed amendments to the document prior to seeking a Council decision to endorse the City Plan.

On 11 June 2024, Council endorsed the draft City Plan for public consultation ([Link 1](#)). The consultation was undertaken using the interim engagement platform and opened on 18 June 2024 until 16 July 2024. Attachment A provides a summary of the consultation and the Administration's response. A detailed summary of the consultation process including verbatim consultation responses is provided in [Link 2](#).

Sixty-eight responses were received (17 submissions from organisations and 51 from individuals by survey or email). The draft City Plan received broad support with consultation feedback supporting the prioritisation of greening, open space, and transit diversity.

Key themes arising from the consultation are:

- Overwhelming support for the draft City Plan's proposed priorities and strategies for shaping a vibrant, sustainable and inclusive future city.
- The Local Area Framework should strengthen references to:
 - Local and State Heritage Places
 - Locally significant places and elements
 - Built form
 - Role of main streets and precincts
 - Role of students and visitors
 - Role of small business
 - The night time economy.
- Improved experience as an active transport user e.g. fewer cars, pedestrian priority at traffic lights and lower city speed limits.
- Importance of the roles of greening, open space, social infrastructure, and main streets to support the future population.
- Support from the State Government and adjoining Councils to collaborate on infrastructure and planning including improved connections to surrounding suburbs.

Proposed amendments to the draft City Plan following consultation include:

- The methodology for developing the City Plan indices from the City Plan Stage 1 and 2 report will be made available on the City Plan page on the City of Adelaide website.
- Refinement of the Local Area Framework, including naming of the local areas, to strengthen the recognition of elements that contribute to the unique character, strengths and opportunities of each local area.
- Further details regarding implementation, including staging of the City Plan to 2036 and key projects for delivery in the current term of Council.

- Updated photography and minor editorial and grammatical changes.

In addition to the formal consultation and submissions, there has also been regular and ongoing engagement with the State Government in the development of our spatial plan for the city, primarily through Planning and Land Use Services (PLUS), noting the City Plan will underpin our commentary and submission to the Greater Adelaide Regional Plan.

There was also significant commentary on the draft City Plan which relates to the development of the City of Adelaide's Integrated Transport Strategy which has been provided to the relevant team to consider in the draft Integrated Transport Strategy.

The final City Plan is proposed to be presented to the City Planning, Development and Business Affairs Committee and Council for endorsement in September 2024.

RECOMMENDATION

The following recommendation will be presented to Council on 13 August 2024 for consideration

THAT THE CITY PLANNING, DEVELOPMENT AND BUSINESS AFFAIRS COMMITTEE RECOMMENDS TO COUNCIL

THAT COUNCIL

1. Receives the draft City Plan – Adelaide 2036 Consultation Summary as contained in Attachment A to Item 7.1 on the Agenda for the meeting of the City Planning, Development and Business Affairs Committee held on 6 August 2024.
 2. Notes the final City Plan – Adelaide 2036 is proposed to be presented to the City Planning, Development and Business Affairs Committee and Council in September 2024 with the view to submit to the State Government as part of the Greater Adelaide Regional Plan consultation.
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IMPLICATIONS AND FINANCIALS

City of Adelaide 2024-2028 Strategic Plan	<p>Strategic Alignment – Our Places</p> <p>Encourage bold, interesting and purposeful development</p> <p>Develop the City Plan by 2024.</p>
Policy	<p>The City Plan forms part of the City of Adelaide’s suite of Strategic Management Plans as outlined in the Strategic Plan 2024-2028.</p> <p>It is a spatial plan for the city which supports and is subordinate to the Strategic Plan.</p> <p>The draft Adelaide Park Lands Management Strategy (APLMS) was a key reference document in the development of the City Plan. These two strategies have been developed to work cohesively. As such, repetition of the goals, principles and guidelines of the APLMS is not necessary in the City Plan.</p> <p>Council’s November 2023 submission to the draft Greater Adelaide Regional Plan (GARP) discussion paper recommended the City Plan inform the draft GARP.</p>
Consultation	<p>Community consultation was undertaken throughout 2023/24 via the City Plan Studio, and online and in-person local area focus groups. Residents, workers, businesses and visitors were invited to provide input into the draft City Plan via an online mapping tool.</p> <p>The Boards of the Adelaide Economic Development Agency and the Kadaltilla / Adelaide Park Lands Authority were briefed on the draft City Plan during its development.</p> <p>Public consultation on the draft City Plan opened on 18 June 2024 until 16 July 2024. SA Water requested and received a 1-week extension to the consultation.</p> <p>The State Planning Commission made a brief submission. There was no response from the Department for Infrastructure and Transport.</p>
Resource	Not as a result of this report
Risk / Legal / Legislative	Not as a result of this report
Opportunities	The City of Adelaide is working collaboratively with the State Government Agency, Planning and Land Use Services (PLUS), on developing the City Plan and its relationship with the State Government’s development of the GARP.
24/25 Budget Allocation	The item that is the subject of this report is currently unfunded.
Proposed 25/26 Budget Allocation	Not as a result of this report
Life of Project, Service, Initiative or (Expectancy of) Asset	The City Plan responds to Council’s commitment for a spatial plan for the city and responds to Council’s residential growth target of 50,000 people by 2036. It has a 10-year planning focus, with a series of implementation initiatives, including a Code Amendment Program.
24/25 Budget Reconsideration (if applicable)	Not as a result of this report
Ongoing Costs (eg maintenance cost)	Not as a result of this report

Other Funding Sources

The City of Adelaide received \$200,000 in grant funding across two financial years for the project through the Capital City Committee which concluded on 30 June 2024.

DISCUSSION

Background

1. The purpose of this report is to present the consultation summary on the draft City Plan, Adelaide 2036 (the draft City Plan) and outline the proposed amendments to the document prior to seeking a Council decision to endorse the City Plan in September 2024.
2. On 11 June 2024, the Council endorsed the draft City Plan for public consultation ([Link 1](#)). The consultation opened on 18 June 2024 until 16 July 2024.
3. The public consultation invited the community and all stakeholders from previous engagements to provide feedback on the draft City Plan either by responding to survey questions or by providing their feedback in writing.
4. Online engagement was undertaken during the transition from Your Say Adelaide to the new Our Adelaide engagement platform. Survey Monkey was used as the online survey tool with no registration requirements.

Consultation Outcomes

5. A detailed summary of consultation and administrative response to submissions is included in **Attachment A**. A detailed summary of the consultation process including verbatim consultation responses is provided in [Link 2](#).
6. Sixty-eight responses were received (17 submissions from organisations and 51 from individuals by survey or email).
7. The response to the online engagement webpage was as follows:
 - 4411 views of the draft City Plan engagement webpage, from 3666 users
 - 926 downloads of the draft City Plan summary
 - 768 downloads of the draft City Plan report
 - 195 downloads of the engagement pack
 - 197 followed the link to the survey
 - 41 'engaged' visitors submitted feedback through the online survey or on a written form
 - 10 'engaged' visitors submitted written feedback by email.
8. Key themes arising from the consultation include:
 - 8.1. Broadly positive support for the draft City Plan – Adelaide 2036.
 - 8.2. Overwhelming support for the draft City Plan's proposed priorities and strategies for shaping a vibrant, sustainable and inclusive future city.
 - 8.3. The Local Area Framework should strengthen references to:
 - 8.3.1. Local and State Heritage Places
 - 8.3.2. Locally significant places and elements, built form
 - 8.3.3. Role of main streets and precincts
 - 8.3.4. Role of students and visitors
 - 8.3.5. Role of small business
 - 8.3.6. The night time economy.
 - 8.4. Interest in additional detail and clarity regarding the implementation of some of the City Wide Strategies such as the tram loop.
 - 8.5. The data and indices used in the City Plan require further explanation and a glossary.

- 8.6. Support for recognition in the City Plan that the City of Adelaide is a 'city of neighbourhoods'.
- 8.7. The target 50,000 population is at odds with current ABS based City of Adelaide growth forecasts.
- 8.8. The current and future conservation value of the Adelaide Park Lands to the City of Adelaide and its National Heritage listing should be reinforced.
- 8.9. Collaboration with adjoining local governments is required to improve connections to surrounding suburbs.
- 8.10. General support for the proposed expansion of public transport loop but further investigation on its mode and detailed alignment are needed.
- 8.11. New developments need to have regard to local character, scale and interface treatment.
- 8.12. Improved experience as an active transport user e.g. fewer cars, pedestrian priority at traffic lights and lower speed city speed limits.
- 8.13. Importance of the roles of greening, open space, social infrastructure, and main streets to support the future population.
- 8.14. Importance of identifying and prioritising development of vacant and underutilised sites.
- 8.15. Support from the State Government and adjoining Councils to work collaboratively on transport and infrastructure planning.
9. Significant commentary on the draft City Plan related to the development of the Integrated Transport Strategy, which has been provided to the relevant team to consider in the draft Integrated Transport Strategy. The Integrated Transport Strategy will assist in implementing the City Plan through further analysis of some of the City-Wide Strategies and place principles.

Proposed Amendments to the draft City Plan

10. Based on the feedback received through the consultation process, the following changes are proposed for the final City Plan.
 - 10.1. General changes
 - 10.1.1. The methodology for developing the City Plan indices from the City Plan Stage 1 and 2 report will be available on the City Plan website.
 - 10.1.2. An abridged version of the City Plan will be made available following endorsement and adoption.
 - 10.1.3. A glossary of key terms will be included in the final City Plan.
 - 10.1.4. Updated photography and minor editorial and grammatical changes.
 - 10.2. Priorities
 - 10.2.1. General revision will be provided to the Priorities to reflect feedback received, e.g. the need to quantify water demand to achieve greening outcomes; and to balance growth and environmental impact.
 - 10.3. City Wide Strategies
 - 10.3.1. Broad prioritisation of the strategies based on assessing possible benefits and costs compared with similar interventions in other cities.
 - 10.3.2. Relevant strategies will be reviewed to strengthen opportunities for active transport connection with adjoining suburbs.
 - 10.3.3. Relevant content will be updated to strengthen the reference to the National Heritage Values of the Adelaide Park Lands and City Layout.
 - 10.4. Local Area Framework
 - 10.4.1. Refinement of the Local Area Framework to further integrate key moves to deliver City-wide Strategies, and additional details supporting Strategy 8 – Designing for Urban Life, Diversity and Density (such as identified of key strategic sites).
 - 10.4.2. Refinement of the Local Area Framework, including naming of the local areas, to strengthen the recognition of elements that contribute to the unique character, strengths and opportunities of each local area.

10.4.3. Relevant content will be updated to strengthen the reference to building scale, State Heritage and Local Heritage Places, and Historic Areas.

10.5. Implementation Plan

10.5.1. Further details regarding implementation, including staging of the City Plan to 2036 and key projects for delivery in the current term of Council.

Next Steps

11. Consultation processes on the draft City Plan will be closed pending the Council's decision.
12. The final City Plan is proposed to be presented to the City Planning, Development and Business Affairs Committee and Council for endorsement in September 2024.
13. The State Government has advised that the draft Greater Adelaide Regional Plan (GARP) is expected to be released for public consultation in mid-September 2024.
14. The City Plan will inform the City of Adelaide's submission to the draft GARP, as recommended in Council's November 2023 submission to the GARP discussion paper.

DATA AND SUPPORTING INFORMATION

Link 1 – [City Planning, Development and Business Affairs Committee – Agenda - Tuesday, 4 June 2024](#)

Link 2 – [Consultation process including verbatim responses to the Draft City Plan, Adelaide 2036 Consultation](#)

ATTACHMENTS

Attachment A – Consultation Summary – Draft City Plan, Adelaide 2036

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